



NATIONAL HOME MORTGAGE FINANCE CORPORATION

NHMFC CORPORATE CIRCULAR NO. CMP 005
FEBRUARY 28, 1990
Series of 1990

TO : ALL ORIGINATORS AND COMMUNITY ASSOCIATIONS

SUBJECT : POLICY CHANGES IN THE COMMUNITY MORTGAGE PROGRAM (CMP)

Cognizant of the tedious and long period of processing involved in the conversion of land into residential use thus resulting in the delay of acquisition of the property, if not the eventual withdrawal of intent by the landowner to the prejudice of the Community Association, the provisions of NHMFC Corporate Circular No. CMP-001, as amended, more specifically Sec. 3.3 thereof, shall be rationalized.

Thus, Sec. 3.3 of CMP-001 shall include a supplementary provision to read as follows:

"3.3 If the land is classified as other than residential x x x x agencies." However, in the absence of the actual conversion of the land into residential classification, the same may be acceptable object of community mortgage provided that the land is within the residential, commercial or industrial zones as embodied in the land use plans of capital towns, cities, and highly urbanized/industrialized municipalities already approved by the Housing and Land Use Regulatory Board (HLURB) as of June 15, 1988.

Additionally, to render clarity in the implementing guidelines of NHMFC Corporate Circular No. CMP-003, the non-appraisal provision shall remain in force but subject to validation by NHMFC or its authorized representative of the agreed price between the Community Association and the Landowner.

This Circular shall take effect immediately.

RAMON A. ALBERT
President